



Presented by:  
**Mylyne Santos PREC\***

Stonehaus Realty Corp.  
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**Active**  
**R2368636**  
Board: V  
House/Single Family

**2827 COMMONWEALTH STREET**

Port Coquitlam  
Glenwood PQ  
V3B 5V6

Residential Detached

**\$699,800** (LP)

(SP)



Sold Date: Frontage (feet): **49.99** Original Price: **\$699,800**  
Meas. Type: **Feet** Bedrooms: **3** Approx. Year Built: **1980**  
Depth / Size: **108** Bathrooms: **3** Age: **39**  
Lot Area (sq.ft.): **5,400.00** Full Baths: **2** Zoning: **RS-1**  
Flood Plain: **No** Half Baths: **1** Gross Taxes: **\$3,519.76**  
Rear Yard Exp: **West** Council Apprv?: Tax Inc. Utilities?: **No**  
If new, GST/HST inc?: P.I.D.: **005-164-958**  
Tour:  
View: **No**  
Complex / Subdiv:  
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**  
Sewer Type: **City/Municipal**

Style of Home: **Basement Entry**  
Construction: **Frame - Wood**  
Exterior: **Stucco, Vinyl, Wood**  
Foundation: **Concrete Perimeter**  
Rain Screen: **No**  
Renovations: **Partly**  
# of Fireplaces: **0**  
Fireplace Fuel:  
Water Supply: **City/Municipal**  
Fuel/Heating: **Forced Air, Natural Gas**  
Outdoor Area: **Fenced Yard, Patio(s)**  
Type of Roof: **Asphalt**

Reno. Year: **2012**  
R.I. Plumbing: **Yes**  
R.I. Fireplaces:

Metered Water:

Total Parking: **5** Covered Parking: **1** Parking Access: **Front**  
Parking: **Garage; Single, RV Parking Avail.**

Dist. to Public Transit: **1** Dist. to School Bus: **1.5**  
Title to Land: **Freehold NonStrata**

Property Disc.: **No**  
PAD Rental:  
Fixtures Leased: **No**  
Fixtures Rmvd: **:**  
Floor Finish: **Laminate, Wall/Wall/Mixed**

Legal: **LOT 342 DISTRICT LOT 466 GROUP 1 NEW WESTMINSTER LAND DISTRICT PLAN 53730**

Amenities:

Site Influences: **Central Location, Golf Course Nearby, Paved Road, Private Yard, Recreation Nearby, Shopping Nearby**

Features:

| Floor | Type           | Dimensions  | Floor | Type | Dimensions | Floor | Type | Dimensions |
|-------|----------------|-------------|-------|------|------------|-------|------|------------|
| Main  | Kitchen        | 15'3 x 11'6 |       |      | x          |       |      | x          |
| Main  | Family Room    | 11'9 x 9'0  |       |      | x          |       |      | x          |
| Main  | Master Bedroom | 13'3 x 10'0 |       |      | x          |       |      | x          |
| Main  | Bedroom        | 9'10 x 9'0  |       |      | x          |       |      | x          |
| Main  | Bedroom        | 9'0 x 8'0   |       |      | x          |       |      | x          |
| Bsmt  | Kitchen        | 11'3 x 8'3  |       |      | x          |       |      | x          |
| Bsmt  | Living Room    | 16'2 x 13'7 |       |      | x          |       |      | x          |
| Bsmt  | Dining Room    | 13'0 x 10'7 |       |      | x          |       |      | x          |
| Bsmt  | Laundry        | 5'0 x 3'0   |       |      | x          |       |      | x          |
| Bsmt  | Foyer          | 12'0 x 6'0  |       |      | x          |       |      | x          |

|                            |                      |  |      |             |             |            |                |
|----------------------------|----------------------|--|------|-------------|-------------|------------|----------------|
| Finished Floor (Main):     | <b>1,152</b>         | # of Rooms: <b>10</b>  | Bath | Floor       | # of Pieces | Ensuite?   | Outbuildings   |
| Finished Floor (Above):    | <b>0</b>             | # of Kitchens: <b>2</b>  | 1    | <b>Main</b> | <b>4</b>    | <b>No</b>  | Barn:          |
| Finished Floor (Below):    | <b>0</b>             | # of Levels: <b>2</b>  | 2    | <b>Main</b> | <b>2</b>    | <b>Yes</b> | Workshop/Shed: |
| Finished Floor (Basement): | <b>770</b>           | Suite: <b>Unauthorized Suite</b>                                 | 3    | <b>Bsmt</b> | <b>4</b>    | <b>No</b>  | Pool:          |
| Finished Floor (Total):    | <b>1,922 sq. ft.</b> | Crawl/Bsmt. Height:  | 4    |             |             |            | Garage Sz:     |
| Unfinished Floor:          | <b>0</b>             | Beds in Basement: <b>0</b> Beds not in Basement: <b>3</b>        | 5    |             |             |            | Grg Dr Ht:     |
| Grand Total:               | <b>1,922 sq. ft.</b> | Basement: <b>Fully Finished, Partly Finished, Separate Entry</b> | 6    |             |             |            |                |
|                            |                      |  | 7    |             |             |            |                |
|                            |                      |  | 8    |             |             |            |                |

Listing Broker(s): **Royal LePage West R.E.S.**

**Located 1 block from Imperial play park with grass play area, kids swing and tennis court. Close to bus stop, Lougheed Hwy and a few blocks to a school. Oxford market is close with all sorts of trendy shops and restaurants. No Frills a few blks away. Clean basement home with a unique layout for an in-law accommodation. The upper master bedroom is walled off from the rest of the upstairs, used as a bedroom for your in-laws in the basement. Some upgrades include, bath kitchens, flooring and paints. Lots of open driveway parking as well as a single garage. Nice large fully fenced backyard with lots of trees for privacy. Basement with separate entry and a shared laundry. Home needs some work-perfect for investor or renovator.**



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**Active**  
**R2341878**  
Board: V  
House/Single Family

**1315 PITT RIVER ROAD**

Port Coquitlam  
Citadel PQ  
V3C 1N8

Residential Detached

**\$725,000** (LP)

(SP)



|                                    |                  |              |                                  |
|------------------------------------|------------------|--------------|----------------------------------|
| Sold Date:                         | Frontage (feet): | <b>34.17</b> | Original Price: <b>\$725,000</b> |
| Meas. Type: <b>Feet</b>            | Bedrooms:        | <b>5</b>     | Approx. Year Built: <b>1914</b>  |
| Depth / Size:                      | Bathrooms:       | <b>2</b>     | Age: <b>105</b>                  |
| Lot Area (sq.ft.): <b>4,168.00</b> | Full Baths:      | <b>2</b>     | Zoning: <b>RS-3</b>              |
| Flood Plain: <b>No</b>             | Half Baths:      | <b>0</b>     | Gross Taxes: <b>\$3,464.91</b>   |
| Rear Yard Exp: <b>East</b>         |                  |              | For Tax Year: <b>2018</b>        |
| Council Apprv?:                    |                  |              | Tax Inc. Utilities?: <b>No</b>   |
| If new, GST/HST inc?:              |                  |              | P.I.D.: <b>001-501-712</b>       |
|                                    |                  |              | Tour:                            |

View: **No** :  
Complex / Subdiv:  
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**  
Sewer Type:

Style of Home: **Basement Entry**  
Construction: **Frame - Wood**  
Exterior: **Mixed**  
Foundation: **Concrete Perimeter**  
Rain Screen: **No**  
Renovations: **Other**  
# of Fireplaces: **0**  
Fireplace Fuel:  
Water Supply: **City/Municipal**  
Fuel/Heating: **Forced Air**  
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**  
Type of Roof: **Asphalt**

Reno. Year:  
R.I. Plumbing: **No**  
R.I. Fireplaces:

Metered Water:

Total Parking: **2** Covered Parking: **1** Parking Access: **Lane**  
Parking: **Carport; Single**  
Dist. to Public Transit: **IMMEDIAT** Dist. to School Bus: **2 BLOCKS**  
Title to Land: **Freehold NonStrata**  
Property Disc.: **No**  
PAD Rental:  
Fixtures Leased: **No** :  
Fixtures Rmvd: **No** :  
Floor Finish: **Mixed, Other**

Legal: **LOT 1, PLAN NWP2309, DISTRICT LOT 232, GROUP 1, NEW WESTMINSTER LAND DISTRICT**

Amenities:  
Site Influences: **Central Location**  
Features:

| Floor | Type           | Dimensions  | Floor | Type | Dimensions | Floor | Type | Dimensions |
|-------|----------------|-------------|-------|------|------------|-------|------|------------|
| Main  | Living Room    | 11'0 x 12'0 |       |      | x          |       |      | x          |
| Main  | Kitchen        | 10'0 x 10'0 |       |      | x          |       |      | x          |
| Main  | Dining Room    | 7'0 x 12'0  |       |      | x          |       |      | x          |
| Main  | Bedroom        | 9'0 x 11'4  |       |      | x          |       |      | x          |
| Main  | Master Bedroom | 9'8 x 16'0  |       |      | x          |       |      | x          |
| Main  | Bedroom        | 9'8 x 14'0  |       |      | x          |       |      | x          |
| Bsmt  | Kitchen        | 11'0 x 10'0 |       |      | x          |       |      | x          |
| Bsmt  | Bedroom        | 13'0 x 10'0 |       |      | x          |       |      | x          |
| Bsmt  | Bedroom        | 12'0 x 11'0 |       |      | x          |       |      | x          |
| Bsmt  | Living Room    | 20'0 x 16'0 |       |      | x          |       |      | x          |

|  |   |      |       |             |           |                |
|--|---|------|-------|-------------|-----------|----------------|
| Finished Floor (Main): <b>1,128</b>          | # of Rooms: <b>10</b>                                     | Bath | Floor | # of Pieces | Ensuite?  | Outbuildings   |
| Finished Floor (Above): <b>0</b>             | # of Kitchens: <b>2</b>                                   | 1    | Main  | <b>4</b>    | <b>No</b> | Barn:          |
| Finished Floor (Below): <b>1,015</b>         | # of Levels: <b>2</b>                                     | 2    | Bsmt  | <b>3</b>    | <b>No</b> | Workshop/Shed: |
| Finished Floor (Basement): <b>0</b>          | Suite: <b>Unauthorized Suite</b>                          | 3    |       |             |           | Pool:          |
| Finished Floor (Total): <b>2,143 sq. ft.</b> | Crawl/Bsmt. Height:                                       | 4    |       |             |           | Garage Sz:     |
| Unfinished Floor: <b>113</b>                 | Beds in Basement: <b>2</b> Beds not in Basement: <b>3</b> | 5    |       |             |           | Grg Dr Ht:     |
| Grand Total: <b>2,256 sq. ft.</b>            | Basement: <b>Full, Fully Finished</b>                     | 6    |       |             |           |                |
|  |   | 7    |       |             |           |                |
|  |   | 8    |       |             |           |                |

Listing Broker(s): **RE/MAX Sabre Realty Group**

**Three bedroom house with a basement. Lane access. It is immediate to bus route and Mary Hill Bypass for easy commute. Interior pictures are not available at this time. Not many houses available in this price range with suite.**



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**Active**  
**R2361591**  
Board: V  
House/Single Family

**3399 DEVONSHIRE AVENUE**

Coquitlam  
Burke Mountain  
V3E 3H2

Residential Detached  
**\$1,534,500** (LP)   
(SP)



Sold Date: \_\_\_\_\_ Frontage (feet): **0.00** Original Price: **\$1,534,500**  
Meas. Type: **Feet** Bedrooms: **6** Approx. Year Built: **2014**  
Depth / Size: **0.00** Bathrooms: **5** Age: **5**  
Lot Area (sq.ft.): **5,012.00** Full Baths: **4** Zoning: **SFD**  
Flood Plain: **No** Half Baths: **1** Gross Taxes: **\$5,727.14**  
Rear Yard Exp: **North** Council Apprv?: \_\_\_\_\_ For Tax Year: **2018**  
If new, GST/HST inc?: **No** Tax Inc. Utilities?: **No**  
P.I.D.: **029-042-071**  
Tour: **Virtual Tour URL**

View: **Yes: South Fraser**  
Complex / Subdiv: \_\_\_\_\_  
Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**  
Sewer Type: **Other**

Style of Home: **2 Storey w/Bsmt.**  
Construction: **Frame - Wood**  
Exterior: **Mixed**  
Foundation: **Concrete Perimeter**  
Rain Screen: \_\_\_\_\_  
Renovations: \_\_\_\_\_  
# of Fireplaces: **1**  
Fireplace Fuel: **Natural Gas**  
Water Supply: **City/Municipal**  
Fuel/Heating: **Baseboard, Forced Air**  
Outdoor Area: **Balcony(s)**  
Type of Roof: **Asphalt**

Reno. Year: \_\_\_\_\_  
R.I. Plumbing: \_\_\_\_\_  
R.I. Fireplaces: **0**

Metered Water: \_\_\_\_\_

Total Parking: **4** Covered Parking: **2** Parking Access: **Rear**  
Parking: **Garage; Double**  
Dist. to Public Transit: **close** Dist. to School Bus: **close**  
Title to Land: **Freehold NonStrata**  
Property Disc.: **No**  
PAD Rental: \_\_\_\_\_  
Fixtures Leased: **No** :  
Fixtures Rmvd: **No** :  
Floor Finish: **Tile, Wall/Wall/Mixed**

Legal: **LOT 10, PLAN EPP27903, SECTION 18, TOWNSHIP 40, NEW WESTMINSTER LAND DISTRICT**

Amenities: **In Suite Laundry**

Site Influences: **Cul-de-Sac, Private Yard, Recreation Nearby, Shopping Nearby**

Features: **Garage Door Opener, Jetted Bathtub, Security System, Vacuum - Roughed In, Vaulted Ceiling, Windows - Thermo**

| Floor | Type           | Dimensions  | Floor | Type      | Dimensions  | Floor | Type | Dimensions |
|-------|----------------|-------------|-------|-----------|-------------|-------|------|------------|
| Main  | Living Room    | 18'0 x 20'0 | Below | Bedroom   | 12'0 x 10'0 |       |      | x          |
| Main  | Kitchen        | 18'0 x 14'0 | Below | Bedroom   | 10' x 0'1   |       |      | x          |
| Main  | Dining Room    | 14'0 x 14'0 | Below | Kitchen   | 11'0 x 11'0 |       |      | x          |
| Main  | Family Room    | 14'0 x 14'0 | Below | Laundry   | 5'0 x 5'0   |       |      | x          |
| Main  | Laundry        | 9'0 x 6'0   | Below | Wine Room | 9'0 x 6'0   |       |      | x          |
| Above | Master Bedroom | 18'0 x 13'0 |       |           | x           |       |      | x          |
| Above | Bedroom        | 14'0 x 12'0 |       |           | x           |       |      | x          |
| Above | Bedroom        | 10'0 x 10'0 |       |           | x           |       |      | x          |
| Above | Bedroom        | 11'0 x 10'0 |       |           | x           |       |      | x          |
| Below | Living Room    | 7'1 x 12'0  |       |           | x           |       |      | x          |

Finished Floor (Main): **1,396**  
Finished Floor (Above): **1,251**  
Finished Floor (Below): **1,008**  
Finished Floor (Basement): **0**  
Finished Floor (Total): **3,655 sq. ft.**

Unfinished Floor: **0**  
Grand Total: **3,655 sq. ft.**

# of Rooms: **15**  
# of Kitchens: **2**  
# of Levels: **3**  
Suite: **Legal Suite**  
Crawl/Bsmt. Height: \_\_\_\_\_  
Beds in Basement: **0** Beds not in Basement: **6**  
Basement: **Fully Finished**

| Bath | Floor | # of Pieces | Ensuite? |
|------|-------|-------------|----------|
| 1    | Main  | 2           | No       |
| 2    | Above | 5           | Yes      |
| 3    | Below | 4           | No       |
| 4    | Above | 4           | Yes      |
| 5    | Above | 4           | Yes      |
| 6    |       |             |          |
| 7    |       |             |          |
| 8    |       |             |          |

Outbuildings  
Barn: \_\_\_\_\_  
Workshop/Shed: \_\_\_\_\_  
Pool: \_\_\_\_\_  
Garage Sz: \_\_\_\_\_  
Grg Dr Ht: \_\_\_\_\_

Listing Broker(s): **Stonehaus Realty Corp.**

**Welcome to a stunning & spacious family home located on a quiet cul-de-sac in the prestigious Burke Mountain area! Huge windows, modern stunning grand foyer with 20 ft. ceilings, elegant dining room, gourmet kitchen with huge island, large entertaining area & adjoining family room with doors to the backyard & much more! Upstairs features 4 beds & 3 full baths, huge master bedroom with loft ceiling, jetted tub, separate shower, his & hers closet. Lower level has 2 bed legal suite w separate entrance & own laundry. Short drive to Downtown Poco & Coquitlam Centre Mall bustling w shops & restaurants. Harper Park, Pinecone Burke Park, Smiling Creek Elementary, Summit Middle School nearby. Move into your new dream home today! This is a court order sale sold as is where is, pls inquire for more!**